



Cathedral City

FY 2016 ANNUAL ACTION PLAN FIFTH PROGRAM YEAR

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PUBLIC HEARING NOTICE – PROOF OF PUBLICATION
 HUD TABLES 3C
 SF 424
 CERTIFICATIONS



Annual Action Plan includes the [SF 424](#) and Narrative Responses to Action Plan questions that CDBG, HOME, HOPWA, and ESG grantees must respond to each year in order to be compliant with the Consolidated Planning Regulations. The Executive Summary narratives are optional.

Narrative Responses

GENERAL

Executive Summary

The Executive Summary is required. Include the objectives and outcomes identified in the plan and an evaluation of past performance.

Program Year 5 Action Plan Executive Summary:

The Community Development Block Grant (CDBG) Program is administered by the Department of Housing and Urban Development (HUD) and is authorized by Title I of the Housing and Community Development Act of 1974, as amended. CDBG is one of the longest continuously run programs at HUD. The grant program provides communities with resources through annual grants on a formula basis to address a broad range of unique community development needs. The primary objective of CDBG is to enhance and maintain urban communities through the provision of decent housing, a suitable living environment and the expansion of economic opportunities predominantly for persons or households of low to moderate income.

The 2016 Annual Action Plan (AAP) is the fifth year of the City's Five Year Consolidated Plan. Cathedral City is an entitlement city that receives funding from the United States Department of Housing and Urban Development to assist in the development of sustainable communities by supporting projects that provide decent housing, sustainable living environments, and expansion of economic opportunities for low to moderate income persons. The City is required to adopt an Annual Action Plan for the use of these funds which serves as the means to meet the application and submission requirements for the Community Development Block Grant (CDBG) Program. Cathedral City does not receive ESG, HOME or HOPWA funding from HUD.

The City's allotment for FY 2016/2017 is **\$527,376**. This Annual Action Plan outlines activities that will be undertaken during the program year beginning July 1, 2016 and ending on June 30, 2017. These activities will benefit low to moderate income residents, neighborhoods that are designated Target Areas, and City wide benefits. The activities and programs selected by the City are consistent with the goals and objectives planned in the Five-Year Consolidated Plan. Furthermore, the projects and activities selected by the City meet the national objectives specified by HUD to create suitable living environments, accessibility, removal of slum or blight, and are of urgent need.

Past Performance:

Ortega Safe Routes Project

The Ortega Safe Routes project rehabilitated the street and constructed sidewalks on Ortega Road to provide a safe and efficient route on foot or by bike for children walking to and from school. CDBG funds

were used in combination with a *Safe Routes to School* State Grant for the installation of new sidewalks, curbs and gutters, pedestrian crosswalks and rehabilitation along Ortega Road.

Ortega Road is located in an area of the City known as the Square Mile. Ortega Road is a residential street located in Census Tract 449.15 and is bound by Dinah Shore to the south and 33rd Avenue to the north. The segment of Ortega Road that was rehabilitated was between Via De Anza and Date Palm Drive. This project was also coordinated with the Coachella Valley Water District (CVWD). Before the construction of Ortega Road, CVWD (local water service provider) replaced collars and valves along this section as part of their strategic routine maintenance of their infrastructure. This project has been completed.

San Joaquin Street Improvements

For FY 2014-2015, San Joaquin Drive was identified as needing rehabilitation and installation of sidewalk for better walking circulation. CDBG funds were utilized to conduct an engineering study and design to identify the challenges of relocating utilities, fences and mailboxes from the City's right-of-way to install sidewalk and rehabilitate the pavement on San Joaquin Drive. This study and design has since been completed.

For the FY 2015-2016, CDBG funds were programmed to implement the engineering study and construct sidewalk on San Joaquin Drive. However, due to changes in HUD's database for qualifying low and moderate Census Tract Block Groups, the Dream Homes neighborhood no longer qualifies to receive CDBG funding assistance. In order to allocate CDBG funding to public improvement project, the Block Groups or areas must be, at least, 51% percent low and moderate income (LMI). With the new changes, Census Tract 447.02 (Dream Homes) is 48% LMI.

As a result of these new changes, City Staff has been in communication with the Los Angeles HUD Field Office and has met with HUD Staff to discuss how the information in their database was compiled and extrapolated. City Staff is convinced this information was calculated in error and that the information for the Dream Homes be reviewed. HUD Staff agreed and is currently investigating the matter. The City is currently postponing the San Joaquin Sidewalk Improvements until HUD has reconfigured its data for the Dream Homes Community.

During this HUD investigation, the City is mandated to maintain its spending ratio in order to be in good standing with HUD. Under the CDBG Program, the City is also required to spend its 2015 allotment by June 2016, before the next fiscal year. As a result, City Staff prepared a Substantial Amendment to its Action Plan and sought approval to reprogram the CDBG funding from the San Joaquin Drive Street and Sidewalk Improvements to fund another engineering design to construct additional sidewalk on the north side of Ortega Road and fund the installation of ADA approved ramps along 30th Avenue, McCallum Way, and Vista Chino.

Ortega Road Sidewalk Design

For the 2015 fiscal year, the Cathedral City allocated \$117,512 towards the construction of sidewalk, curb and gutter on San Joaquin Drive. The Substantial Amendment reprogrammed the funds for this project and used \$12,000 for the engineering design needed to evaluate and prepare plans for the additional sidewalk along Ortega Road between Via De Anza and Date Palm Drive. Currently, sidewalk is nonexistent on this segment of the road. Children attending school can only use the south side of the street where a combination of CDBG funds and a Safe Route to School grant were used to construct the sidewalk mentioned above. The construction of sidewalk on the north side of Ortega Road will provide

residents and children with another safer path of travel to and from school and will be a project in this fiscal year's Action Plan.

ADA Ramp Improvements

Under the CDBG Program, ADA improvements meet the national objective criteria and are classified as an "urgent need" for people with disabilities. The City reallocated CDBG funding from the San Joaquin Sidewalk Improvements to fund the construction of ADA ramps along 30th Avenue, McCallum Way, and Vista Chino. These ADA improvements will make it accessible for people with disabilities to travel along 30th Avenue, McCallum Way, and Vista Chino without any barriers. This project is currently underway and will be an ongoing project for the City.

General Questions

- 1. Describe the geographic areas of the jurisdiction (including areas of low income families and/or racial/minority concentration) in which assistance will be directed during the next year. Where appropriate, the jurisdiction should estimate the percentage of funds the jurisdiction plans to dedicate to target areas.*
- 2. Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA) (91.215(a)(1)) during the next year and the rationale for assigning the priorities.*
- 3. Describe actions that will take place during the next year to address obstacles to meeting underserved needs.*
- 4. Identify the federal, state, and local resources expected to be made available to address the needs identified in the plan. Federal resources should include Section 8 funds made available to the jurisdiction, Low-Income Housing Tax Credits, and competitive McKinney-Vento Homeless Assistance Act funds expected to be available to address priority needs and specific objectives identified in the strategic plan.*

Action Plan General Questions response:

CDBG Program funding will be used for projects and services focused in the Target Area where at least fifty-one percent (51%) of the residents are of low to moderate income. Target Areas are typically located in the Census Tracts and Block Groups of the city where HUD has determined their low- and moderate income status. The target area in Cathedral City includes Census Tracts 449.23, 449.24, 449.26, 449.17, 449.15; and, certain Block Groups in Census Tracts 9411.00, 449.16 and 450.00. A map of the target area is located in the appendix.

Target Areas are characterized as having high concentrations of low and moderate income families, high unemployment, and deferred home maintenance. Anticipated projects to assist in these areas include reconstruction and rehabilitation (R&R) of badly deteriorated streets, installation of curb, gutter, and sidewalk, installation of ADA ramps, limited Building and Safety Code Compliance, and public service programs.

Based on the 2016 entitlement from HUD, Cathedral City plans to administer its CDBG program as such:

	CDBG
FY 2016 ENTITLEMENT AMOUNT	\$527,376
ADMINISTRATIVE ALLOWANCE (20%)	\$105,475
PUBLIC SERVICES ALLOWANCE (15%)	\$79,100
CAPITAL IMPROVEMENTS ALLOWANCE (65%)	\$342,801

Planning and Administrative Services:

Administrative CDBG funding will be used to manage the overall program processes and planning. The Administrative allowance for managing the CDBG program is a maximum of twenty percent (20%). Program planning activities include the development of comprehensive plans, community development plans, energy strategies, capacity building, environmental studies, neighborhood plans and other plans. Administrative CDBG funding includes salaries, wages, and related costs of City Staff involved in program management, monitoring, and evaluation.

The Administrative Cap allowance will also be used to fund fair housing activities through Inland Fair Housing and Mediation Board (IFHMB). IFHMB is a non-profit, public benefit corporation that serves San Bernardino County and parts of Riverside and Imperial Counties. IFHMB assist individuals in resolving issues related to housing discrimination, homeownership sustainability, rental complaints, and disputes in court through the provision of resource recommendations, education, and mediation. IFHMB will be used to provide valuable feedback in preparation of the AFH.

The table below illustrates how CDBG funds will be encumbered for Administrative activities:

FY 2016 ADMINISTRATIVE ALLOWANCE	CDBG
Planning & Administration	\$93,475
Inland Fair Housing and Mediation Board (IFHMB)	\$12,000
TOTAL FUNDING AVAILABLE:	\$105,475

Public Services:

The CDBG program requires that fifteen percent (15%) of the entitlement award be spent on funding public services for low and moderate income residents in Cathedral City. For Fiscal year 2016 – 2017, CDBG funds will be used to fund agencies that provide services to seniors, homeless, and people with disabilities living in Cathedral City.

Each year, the City funds the Cathedral Center to provide programs and activities for the senior community such as Meals on Wheels, Mobile Pantry, Group Exercise, Healthy Aging and Bilingual Outreach Program. This grant allocation will be used for both personnel and non-personnel services needed to administer the activities and programs for senior citizens.

The City will also continue to fund Roy's Desert Resource Center in North Palm Springs. This center offers shelter and other supportive services for homeless individuals, families and veterans to help them get back on their feet. As part of the strategic plan to end homelessness in Riverside County, the City of

Cathedral City will continue to fund this cause in an ongoing effort to provide the necessary services to make a difference in the community.

In addition, this year the City decided to fund Angel View's Outreach Program in Cathedral City. The City has approximately 65 residents with physician verified disabilities. In most cases, the emotional and financial burden of the child's condition divides families. Typically, the mother is one who quits her job and cares for the child. The City has allocated \$15,000 toward Angel View Outreach to assist the residents to disabilities in Cathedral City. Approximately \$9,100 will be funded from the Public Services Cap and \$5,900 will be funded from the Capital Improvement Cap to make ADA improvements to their facility.

FY 2016 PUBLIC SERVICE ALLOWANCE	CDBG
Roy's Desert Resource Center	\$51,500
Cathedral Center	\$18,500
Angel View Outreach Program	\$9,100
TOTAL ALLOCATIONS:	\$79,100

Public Improvement Projects:

For the 2016-2017 funding cycle, Cathedral City has chosen to utilize CDBG funding for capital improvements for the full reconstruction and revitalization of Avenida La Paz and Avenida La Vista. These streets have been selected to receive funding because of the urgent need to revitalize the asphalt to provide proper accessibility and economic opportunities for residents living along these streets.

Avenida La Paz is located in Census Tract 449.23. Only the Block Group 1 of Census Tract 449.23 will receive CDBG funding for reconstruction of Avenida La Paz. There are 2,280 people residing in Block Group 1 and has fifty-two percent (52%) low-mod. The section of Avenida La Paz that will receive attention is located between Vista Chino and Tachevah Drive. This segment of this road is badly deteriorated, with potholes, significant cracks and portions of raised asphalt. This depreciation causes driving hazards for the residents living along this part of Avenida La Paz.

Similarly, Avenida La Vista is located in Census Tract 449.24. In this Census Tract, Block Group 2 of will receive CDBG funding for reconstruction of Avenida La Vista. Block Group 2 currently has 1,805 residents and has low-mod percentage of fifty-five (55%). The section of Avenida La Vista that will be reconstructed is located between Tachevah Drive and 30th Avenue. This segment of this road is also deteriorated, with potholes, significant cracks and portions of raised asphalt.

Priority is given to these Target Areas because of their concentrations of low and moderate income families, high unemployment, and delayed maintenance of property. Maps showing the proposed Avenida La Paz and Avenida La Vista Street Improvements for R&R are located in the appendix.

As mentioned above, CDBG funds from the Public Improvements Cap will be used to fund the Angel View ADA improvements to their facility. This would bring their total allocation to \$15,000 for this fiscal year.

FY 2016 PUBLIC IMPROVEMENTS	CDBG
Angel View ADA Improvements	\$5,900
Avenida La Paz Street Improvements	\$168,450
Avenida La Vista Street Improvements	\$168,451
TOTAL ALLOCATIONS:	\$342,801

Managing the Process

1. *Identify the lead agency, entity, and agencies responsible for administering programs covered by the consolidated plan.*
2. *Identify the significant aspects of the process by which the plan was developed, and the agencies, groups, organizations, and others who participated in the process.*
3. *Describe actions that will take place during the next year to enhance coordination between public and private housing, health, and social service agencies.*

Action Plan Managing the Process response:

Within the City of Cathedral City the organizational structure to manage and administer the CDBG Program/process are as follows:

City Manager's Office: Responsible for the City's day to day operations including financial commitments and program staffing.

Finance Division: As a division of the Administrative Services Department, this division serves as the financial agency and will be responsible for working with the Engineering Division to manage the CDBG budget, accounts payable, receiving, and other financial functions.

Community Development Department: This department oversees the divisions of Planning, Building, Code Compliance, Engineering, and Public Works.

Engineering Division: This division serves as the lead agency in coordinating and preparing the Consolidated Plan, Annual Action Plans (AAP), and the Consolidated Annual Performance Evaluation Reports (CAPER). The department administers the CDBG Program, ensures satisfactory product and service delivery by all sub-recipients and contactors, and commits to meeting HUD requirements in its entirety.

Public Works Division: This division is responsible for maintenance of the City's infrastructure including streets, traffic signals, circulation, sewers, storm drains and parks. The Public Works Division also maintains public facilities and manages the City's graffiti removal program.

Riverside County resources have been consulted as follows:

Housing Authority: Administers the Section 8 Rental Assistance Program, manages public housing, and provides emergency housing services.

Department of Public and Social Services (DPSS): This department is responsible for administering the homeless programs throughout Riverside County and maintains the Continuum of Care (COC). The primary objective of the COC is to plan, organize, and deliver supportive social services, which includes housing options in order to meet specific needs of homeless persons and/or families. The goal of the COC coincides with HUD's goal to move persons towards stable housing and maximum self-sufficiency. DPSS is also responsible for the County's Anti-Poverty programs.

Department of Health: Administers the county-wide HIV/AIDS Program and Childhood Lead Poisoning Prevention Program. The City relies on this department to provide health services and protect the health of the residents.

Economic Development Agency: Administers the county-wide CDBG program and administers the county-wide Neighborhood Stabilization Program to ease foreclosures throughout Riverside County.

Non-Profit Organizations: These organizations provide a network of resources that address a variety of housing and community development needs and provide valuable feedback to the City. Non-profits are a bridge between subpopulations with unmet needs and the City.

For Profit Business: Businesses in the private sector and companies that assist in implementing the Annual Action Plan can include lenders, developers, and contractors. These organizations will assist the City in the delivery of its affordable housing programs.

Citizen Participation

- 1. Provide a summary of the citizen participation process.*
- 2. Provide a summary of citizen comments or views on the plan.*
- 3. Provide a summary of efforts made to broaden public participation in the development of the consolidated plan, including outreach to minorities and non-English speaking persons, as well as persons with disabilities.*
- 4. Provide a written explanation of comments not accepted and the reasons why these comments were not accepted.*

**Please note that Citizen Comments and Responses may be included as additional files within the CPMP Tool.*

Action Plan Citizen Participation response:

At least 30 days prior to adopting a Consolidated Plan or Annual Action Plan, the City of Cathedral City will make available to citizens, public agencies and additional interested parties a draft of these documents. The draft plan will include information on the amount of assistance the jurisdiction expects to receive from HUD. It will also include explanations of each program that the City plans to apply for and the estimated amount of such funds benefiting low and moderate income persons.

The City will hold two formal public hearings each year to gain citizens' views and to respond to proposals and questions during different stages of the development of the Consolidated Plan or Action

Plan. These hearings will cover topics regarding housing and community development needs, development of the proposed activities and review of program performance. Additionally, the City encourages feedback from residents and interested parties to submit written responses to the CDBG/Engineering Division during the commenting period of the Annual Action Plan Draft.

The 2016 Annual Action Plan Draft was made available for public review and comment for a 30 day period beginning April 11, 2016 through May 10, 2016. The Annual Action Plan was advertised in the local newspaper and was available for review on the City's website (www.cathedralcity.gov), City Hall and the Cathedral City Branch Library.

Summary of Public Comments:

The City of Cathedral City held a public hearing on Wednesday, May 11, 2016 during its regularly scheduled City Council meeting. City Council opened the public hearing to solicit comments from the public regarding the programs and projects the City proposes to fund with next year's CDBG allocation. No public comments were received during this period.

Institutional Structure

- 1. Describe actions that will take place during the next year to develop institutional structure.*

Action Plan Institutional Structure response:

Local Government Structure

Cathedral City consists of a five member City Council which conducts public hearings, sets forth policies and procedures, adopts the City's budget and approves the City's entitlement funding. The City Manager is responsible for implementing the Council approved policies, resolutions, and budgets. Within the organization, the City structure consists of four departments: the Police Department, Fire Department, Administrative Services Department, and Community Development Department. Each is made up of several divisions within department. The Community Development Department includes the Engineering, Planning, Building & Safety, Public Works and Code Compliance Divisions.

CDBG Staff continues to develop positive working relationships with nonprofit organizations that are service providers to residents of Cathedral City. Partnerships with these organizations are vital to the community. Collaboration with the County of Riverside departments is also necessary to continue implementing many beneficial programs to the City. Staff will continue to seek new partnerships and collaborate across valley to increase community and economic development activities.

The City has experienced an increase in interest for new partnerships and business opportunities. The City's Communications and Events Manager has been actively promoting Cathedral City by working with local organizations to create events to attract people and business to the City specifically Town Square. In the past year, the City has hosted several events such as the Hot Air Balloon Festival, Taste of Tequila, LGBT Day, the Glow Run and much more. These events create economic development opportunities but create a positive bond with the local community as well.

CDBG Program Structure

The City of Cathedral City continues to improve their internal administration and processes of the CDBG Program. CDBG staff is continuously attending HUD program training and workshops to improve the

overall management of the program. Staff also has technical program assistance readily available that is provided by MDG Associates. To ensure proper management and reporting, the City utilizes HUD's Integrated Distribution and Information System (IDIS) and the HUD Environmental Review Online System (HEROS).

Monitoring

- 1. Describe actions that will take place during the next year to monitor its housing and community development projects and ensure long-term compliance with program requirements and comprehensive planning requirements.*

Action Plan Monitoring response:

The proposed community development projects mentioned in the Annual Plan will be managed and carried out by Engineering Division as the lead agency. Staff will work with other departments, agencies, and sub-recipients to carry out the specific goals and objective identified in the plan. Staff will also visit and conduct subrecipient monitoring inspections at least twice a year of their CDBG documents to ensure records are maintained according to the City's program guidelines.

Cathedral City is committed to improving CDBG performance and compliance measures. As mentioned, staff will utilize HUD's Integrated Distribution and Information System (IDIS) to ensure that financial information is reported on a regular basis. Staff will continue to monitor sub-recipients for compliance and performance measures. The sub-recipients are required to submit reports with proof of the work performed and proof that program requirements are being met. Reports are viewed by city staff to determine if the program is being carried out in a timely manner and the goals are being met. CDBG Staff monitors sub-recipients to ensure that maximum performance is being provided in order to provide a service needed in Cathedral City.

Lead-based Paint

- 1. Describe the actions that will take place during the next year to evaluate and reduce the number of housing units containing lead-based paint hazards in order to increase the inventory of lead-safe housing available to extremely low-income, low-income, and moderate-income families, and how the plan for the reduction of lead-based hazards is related to the extent of lead poisoning and hazards.*

Action Plan Lead-based Paint response:

Cathedral City is committed to eliminating lead-based paint hazards citywide particularly in homes occupied by low and moderate income households. The City will collaborate with local agencies, HUD and the County to distribute information on health dangers of lead-based paint. City Staff will assist with education outreach and continually educate themselves on new regulations. The City will participate and support the regional lead based poisoning prevention program administered through Riverside County, Department of Public Health. The objectives of this agency are as follows:

- Educate the public about the dangers of lead:
 - Creation and Distribution of health education materials
 - Health Education Presentations

- b. Assist Property Owners and Families in eliminating sources of lead from their homes:
 - Lead Hazard Control Services and Incentives
 - Required testing on homes built prior to 1978
 - Visits to homes identified as potential health risks to determine source of lead to educate parents on how to eliminate it
- c. Childhood Lead Poisoning Prevention Program:
 - Provide Medical Testing of children for lead poisoning on a sliding scale based on family income
 - Assist parents in treating children identified with lead poisoning.

HOUSING

Specific Housing Objectives

*Please also refer to the Housing Needs Table in the Needs.xls workbook.

1. *Describe the priorities and specific objectives the jurisdiction hopes to achieve during the next year.*
2. *Describe how Federal, State, and local public and private sector resources that are reasonably expected to be available will be used to address identified needs for the period covered by this Action Plan.*

Action Plan Specific Objectives response:

The City's ongoing goal is to work with local jurisdictions and agencies to offer programs and assistance to provide fair housing options. This collaborative effort will provide the necessary assistance to persons in need of housing support while closing the gap on fair housing barriers and discrimination.

The following programs are offered through City and County of Riverside and are consistent with the City's Housing Element of the General Plan:

Self-Help Housing

According to the General Plan Housing Element, the Coachella Valley Housing Coalition, Building Horizons, Habitat for Humanity, and private developers have completed 60 new single-family homes for very-low- and low-income buyers in the Cathedral City. The down payment for these homes was earned through "sweat equity". This means that the home buyers participated in the construction of the home.

Sewer Hook-Up Assistance Program

The City offers up to \$3,000 in connection fees for low and moderate income households whose septic tank fails. The City currently offers a maximum of \$4,210 for residents in the Cove neighborhood. The program can pay up to 100% of the costs of labor and materials for abandoning septic and connecting to sewer. Repayment at the time of a future sale is without interest.

Housing Choice Voucher Program

The Riverside County Section 8 rental voucher program provides rental assistance to help very low income families afford decent, safe, and sanitary rental housing. These programs are administered by local public housing agencies (PHAs) authorized under State law to operate housing programs within an area or jurisdiction. The PHA accepts the application for rental assistance, selects the applicant for admission, and issues the selected family a rental voucher confirming the family's eligibility for assistance. The family must then find and lease a dwelling unit suitable to the family's needs and desires in the private rental market. The PHA pays the owner a portion of the rent (a housing assistance payment (HAP)) on behalf of the family.

Home Rehabilitation Program

The County program allows loans up to \$20,000 for home improvements for qualifying lower income home owners.

First-Time Home Buyers Program

This County program offers qualified first-time home buyers financial assistance for a down payment and closing costs on a newly purchased home. Assistance is offered to lower income persons. The amount of assistance offered depends on the buyer's qualifications and the price of the home. Typically, assistance for a down payment is less than twenty percent (20%) of the cost of the home, and assistance for closing costs is up to six percent (6%) of the purchase price, or \$10,000. The program is offered when funding is available.

Needs of Public Housing

1. *Describe the manner in which the plan of the jurisdiction will help address the needs of public housing and activities it will undertake during the next year to encourage public housing residents to become more involved in management and participate in homeownership.*
2. *If the public housing agency is designated as "troubled" by HUD or otherwise is performing poorly, the jurisdiction shall describe the manner in which it will provide financial or other assistance in improving its operations to remove such designation during the next year.*

Action Plan Public Housing Strategy response:

The City of Cathedral City is one of sixteen cities and counties across the United States selected by the U.S. Department of Housing and Urban Development (HUD) to submit an Assessment to Fair Housing (AFH). The AFH is a new document that will replace the current Analysis of Impediments (AI) planning guide that assessed fair housing in the City.

The City will leverage this opportunity to host two (2) community participation workshops at opposite ends of the City to encourage residents, specifically low- and moderate income residents, to provide input on some of the barriers to fair housing including homeownership. This collaboration will allow the City to explore and seek solutions through forthcoming programs and services.

The following table lists the types of agencies, groups, and organizations that typically participate in the process in developing the Annual Action Plan:

Consultation			
24 CFR	Requirement	Yes	No
91.100(a)(1)	Housing Services and Assisted Housing	X	
	Health Services	X	
	Social and fair housing services (including those focusing on services to children, elderly persons, persons with disabilities, persons with HIV/AIDS and their families, and homeless persons)	X	
91.100(a)(2)(i), 91.200(b)(3) and 91.220	Continuum (s) of Care	X	
Homeless Strategy	Public and private agencies that address housing, health, social service, victim services, employment, or education needs of: 1. Low-income person homeless persons, including veterans, youth and persons with special needs	X	
	Publicly funded institutions and systems of care that may discharge person into homelessness, such as: 1. Health-care facilities 2. Mental health facilities 3. Foster care and other youth facilities 4. Corrections programs and institutions	X	
	Business and Civic Leaders	X	
91.100(a)(3) Lead-Based paint	State and local health and child welfare agencies, including health department data on the addresses of housing units in which children have been identified as lead-poisoned	X	
91.100(a)(4)	Adjacent units of general local government	X	
	State / County (Metro. City)	X	
91.100(b)	HOPWA Metro-wide Jurisdictions (if applicable) N/A		
91.100©	Public Housing Authority	X	

The City also contracts with Inland Fair Housing and Mediation Board (IFHMB) to affirmatively further fair housing in the City. IFHMB manages the landlord-tenant mediation program, anti-discrimination services and also provides educational services and seminars regarding first-time homebuyer information. City staff will continue to search for funding opportunities to administer housing programs aimed at homeownership. IFHMB has helped many residents resolve housing discrimination and rental issues.

Barriers to Affordable Housing

1. *Describe the actions that will take place during the next year to remove barriers to affordable housing.*

Action Plan Barriers to Affordable Housing response:

Throughout the Consolidated Plan process, the City identified potential factors that act as barriers to affordable housing. Cathedral City will continue reviewing the constraints and will correct the barriers as it has the authority to eliminate or improve. Constraints are detailed below:

Governmental Constraints:

- Land Use Controls
- General Plan
- Zoning Codes
- Specific Plans
- Density Bonuses
- Developer Fees
- Multi-Species Habitat Conservation Program

Non-Governmental Constraints

- Environmental Hazards and Issues
- Infrastructure Constraints
- Land Prices
- Construction Costs
- Financing

The City of Cathedral City is committed to affirmatively furthering fair housing through fair housing services contracted through IFHMB. It is imperative for residents of Cathedral City to have access to fair housing choice regardless of race, color, national origin, ancestry, religion, sex, disability, familial status, source of income, sexual orientation, or any other arbitrary factor. Services provided by IFHMB include: Anti-Discrimination, Landlord-Tenant, Training and Technical Assistance, Enforcement of Housing Rights, Administrative Hearings for the Housing Authority of Riverside County, and Special Projects.

The new HUD Assessment of Fair Housing (AFH) will replace the existing Analysis of Impediments (AI) document previously prepared to evaluate fair housing in Cathedral City. The City of Cathedral City is one of sixteen jurisdictions across the United States chosen to be a first submitter of the AFH. The new AFH analyze the local fair housing landscape and set fair housing priorities and goals through the preparation of this tool. This document will assess and identify 1) patterns of integration and segregation; 2) racially and ethnically concentrated areas of poverty; 3) disparities in access to opportunity; and, 4) disproportionate housing needs. This tool will be prepared prior to the new Five-Year Consolidated Plan due May 2017.

HOME/ American Dream Down payment Initiative (ADDI)

1. *Describe other forms of investment not described in § 92.205(b).*
2. *If the participating jurisdiction (PJ) will use HOME or ADDI funds for homebuyers, it must state the guidelines for resale or recapture, as required in § 92.254 of the HOME rule.*
3. *If the PJ will use HOME funds to refinance existing debt secured by multifamily housing that is that is being rehabilitated with HOME funds, it must state its refinancing guidelines required under §*

92.206(b). The guidelines shall describe the conditions under which the PJ will refinance existing debt. At a minimum these guidelines must:

- a. Demonstrate that rehabilitation is the primary eligible activity and ensure that this requirement is met by establishing a minimum level of rehabilitation per unit or a required ratio between rehabilitation and refinancing.*
 - b. Require a review of management practices to demonstrate that disinvestments in the property has not occurred; that the long-term needs of the project can be met; and that the feasibility of serving the targeted population over an extended affordability period can be demonstrated.*
 - c. State whether the new investment is being made to maintain current affordable units, create additional affordable units, or both.*
 - d. Specify the required period of affordability, whether it is the minimum 15 years or longer.*
 - e. Specify whether the investment of HOME funds may be jurisdiction-wide or limited to a specific geographic area, such as a neighborhood identified in a neighborhood revitalization strategy under 24 CFR 91.215(e)(2) or a Federally designated Empowerment Zone or Enterprise Community.*
 - f. State that HOME funds cannot be used to refinance multifamily loans made or insured by any federal program, including CDBG.*
- 4. If the PJ is going to receive American Dream Down payment Initiative (ADDI) funds, please complete the following narratives:*
- a. Describe the planned use of the ADDI funds.*
 - b. Describe the PJ's plan for conducting targeted outreach to residents and tenants of public housing and manufactured housing and to other families assisted by public housing agencies, for the purposes of ensuring that the ADDI funds are used to provide down payment assistance for such residents, tenants, and families.*
 - c. Describe the actions to be taken to ensure the suitability of families receiving ADDI funds to undertake and maintain homeownership, such as provision of housing counseling to homebuyers.*

Action Plan HOME/ADDI response:

The City does not administer a HOME/ADDI program but will amend the Consolidated Plan and Annual Action Plan if funding for the programs can be secured.

HOMELESS

Specific Homeless Prevention Elements

*Please also refer to the Homeless Needs Table in the Needs.xls workbook.

1. *Sources of Funds—Identify the private and public resources that the jurisdiction expects to receive during the next year to address homeless needs and to prevent homelessness. These include the McKinney-Vento Homeless Assistance Act programs, other special federal, state and local and private funds targeted to homeless individuals and families with children, especially the chronically homeless, the HUD formula programs, and any publicly-owned land or property. Please describe, briefly, the jurisdiction's plan for the investment and use of funds directed toward homelessness.*
2. *Homelessness—In a narrative, describe how the action plan will address the specific objectives of the Strategic Plan and, ultimately, the priority needs identified. Please also identify potential obstacles to completing these action steps.*
3. *Chronic homelessness—The jurisdiction must describe the specific planned action steps it will take over the next year aimed at eliminating chronic homelessness by 2012. Again, please identify barriers to achieving this.*
4. *Homelessness Prevention—The jurisdiction must describe its planned action steps over the next year to address the individual and families with children at imminent risk of becoming homeless.*
5. *Discharge Coordination Policy—Explain planned activities to implement a cohesive, community-wide Discharge Coordination Policy, and how, in the coming year, the community will move toward such a policy.*

Action Plan Special Needs response:

The City is committed to working with the County of Riverside's Continuum of Care (CoC) and the Coachella Valley Association of Governments (CVAG) Homelessness Committee goal to end homelessness throughout the County. The resources at the County level are more conducive to combatting homelessness due to their economies of scale. Locally, the City's Police Department has created a Homeless Liaison Officer position to work with homeless population of the city and reduce the amount of homeless. In conjunction with working with the County, the City will collaborate with other local units of government to fight the issue of homelessness.

Riverside County's Homelessness Programs Unit has set forth to develop and maintain effective county-wide CoC. The CoC is the regions plan on organizing the delivery of supportive social services which includes housing options. These services are in place to assist homeless persons move towards stable housing and maximum self-sufficiency. Cathedral City will continue to participate with the CoC and the local task force to end homelessness. The objectives of the CoC are:

- Homeless Prevention
- Discharge Planning
- Street Outreach

- Shelter Beds
- Transitional Housing
- Permanent Supportive Housing
- Permanent Affordable Housing
- Homeless Management Information System (HMIS)
- Mainstream Resources
- Housing Trust Fund
- Inclusionary Housing Practices

Emergency Shelter Grants (ESG)

(States only) Describe the process for awarding grants to State recipients, and a description of how the allocation will be made available to units of local government.

Action Plan ESG response:

Cathedral City does not administer ESG.

COMMUNITY DEVELOPMENT

Community Development

**Please also refer to the Community Development Table in the Needs.xls workbook.*

1. *Identify the jurisdiction's priority non-housing community development needs eligible for assistance by CDBG eligibility category specified in the Community Development Needs Table (formerly Table 2B), public facilities, public improvements, public services and economic development.*
2. *Identify specific long-term and short-term community development objectives (including economic development activities that create jobs), developed in accordance with the statutory goals described in section 24 CFR 91.1 and the primary objective of the CDBG program to provide decent housing and a suitable living environment and expand economic opportunities, principally for low- and moderate-income persons.*

**Note: Each specific objective developed to address a priority need, must be identified by number and contain proposed accomplishments, the time period (i.e., one, two, three, or more years), and annual program year numeric goals the jurisdiction hopes to achieve in quantitative terms, or in other measurable terms as identified and defined by the jurisdiction.*

Action Plan Community Development response:

In Fiscal Year 2016, the City is proposing to award Angel View \$5,900 to make ADA improvements to their facility. The organization has approximately sixty-five (65) Cathedral City residents with disabilities who visit and get assistance from their facility. Because the agency recently relocated from another area within Cathedral City, these improvements will be necessary for providing the adequate service and assistance to families with people with disabilities.

The City is also proposing to use CDBG funds in combination with assessment district funding (Assessment District 88-3) to rehabilitate two segments of residential street in Census Tracts 449.23 and 449.24. These segments of road are severely deteriorated. These parts of Avenida La Paz and Avenida La Vista show substantial signs of cracks, potholes and warped and raised edges that need to reconstruct. The revitalization of these sections will provide better accessibility for low and moderate income residents in the area. The rehabilitation of these streets will fulfill national objects to provide a suitable living environment and expand economic opportunities for people residing in Census Tracts. The City has budgeted \$336,901 of CDBG funding from the Capital Improvements Cap and \$199,686 from Assessment District 88-3 to reconstruct the aforementioned segments of residential streets.

The fifth year of Cathedral City's entitlement the will utilize CDBG funding for the following project:

Description	Objective	Proposed Funding
Angel View ADA Improvements	Installation of ADA improvement to the building/facility	\$5,900 (CDBG)
Avenida La Paz Street Improvements	Street rehabilitation of residential road (Census Tract 449.23)	\$168,450 (CDBG) \$99,843 (with AD 88-3 Funding)
Avenida La Vista Street Improvements	Street rehabilitation of residential road (Census Tract 449.24)	\$168,451 (CDBG) \$99,843 (with AD 88-3 funding)

Antipoverty Strategy

1. *Describe the actions that will take place during the next year to reduce the number of poverty level families.*

Action Plan Antipoverty Strategy response:

The City's Anti-Poverty Programs are administered by the County. Due to the economies of scale the County size and resources are better able to deliver the most services in the most effective manner. It may be advantageous for the City to participate or administer specific programs that could expand its anti-poverty and affordable housing goals. During this fiscal year the City will research and identify federal, state, and county resources and funding sources to further the City's housing and community goals. Cathedral City will continue to analyze identified programs, projects, and financing tools to determine the best alternatives that will benefit City goals and objectives.

NON-HOMELESS SPECIAL NEEDS HOUSING

Non-homeless Special Needs (91.220 (c) and (e))

*Please also refer to the Non-homeless Special Needs Table in the Needs.xls workbook.

1. *Describe the priorities and specific objectives the jurisdiction hopes to achieve for the period covered by the Action Plan.*

2. *Describe how Federal, State, and local public and private sector resources that are reasonably expected to be available will be used to address identified needs for the period covered by this Action Plan.*

Action Plan Specific Objectives response:

The City will implement its Non-Homeless Special Needs populations through the public service program and projects as follows:

Description	Objectives	Proposed Budget
Graffiti Removal: Graffiti Protective Coatings, Inc. (GPC)	Predominantly within the Target Area which benefit low to moderate income residents. Approximately 1000 locations will be eliminated	City's General Fund, Contract
Senior Services: Cathedral Center	Provide programs that promote health and wellness for the senior community.	HUD CDBG Entitlement, Public Service Cap
Disability Services: Angel View Outreach	Provide assistance and the necessary resources for children with developmental disabilities.	HUD CDBG Entitlement, Public Service and Public Improvement Cap

Housing Opportunities for People with AIDS

*Please also refer to the HOPWA Table in the Needs.xls workbook.

1. *Provide a Brief description of the organization, the area of service, the name of the program contacts, and a broad overview of the range/ type of housing activities to be done during the next year.*
2. *Report on the actions taken during the year that addressed the special needs of persons who are not homeless but require supportive housing, and assistance for persons who are homeless.*
3. *Evaluate the progress in meeting its specific objective of providing affordable housing, including a comparison of actual outputs and outcomes to proposed goals and progress made on the other planned actions indicated in the strategic and action plans. The evaluation can address any related program adjustments or future plans.*
4. *Report on annual HOPWA output goals for the number of households assisted during the year in: (1) short-term rent, mortgage and utility payments to avoid homelessness; (2) rental assistance programs; and (3) in housing facilities, such as community residences and SRO dwellings, where funds are used to develop and/or operate these facilities. Include any assessment of client outcomes for achieving housing stability, reduced risks of homelessness and improved access to care.*
5. *Report on the use of committed leveraging from other public and private resources that helped to address needs identified in the plan.*

6. *Provide an analysis of the extent to which HOPWA funds were distributed among different categories of housing needs consistent with the geographic distribution plans identified in its approved Consolidated Plan.*
7. *Describe any barriers (including non-regulatory) encountered, actions in response to barriers, and recommendations for program improvement.*
8. *Please describe the expected trends facing the community in meeting the needs of persons living with HIV/AIDS and provide additional information regarding the administration of services to people with HIV/AIDS.*
9. *Please note any evaluations, studies or other assessments that will be conducted on the local HOPWA program during the next year.*

Action Plan HOPWA response:

Cathedral City does not administer HOPWA.

Specific HOPWA Objectives

Describe how Federal, State, and local public and private sector resources that are reasonably expected to be available will be used to address identified needs for the period covered by the Action Plan.

Specific HOPWA Objectives response:

Cathedral City does not administer HOPWA.

Other Narrative

Include any Action Plan information that was not covered by a narrative in any other section.

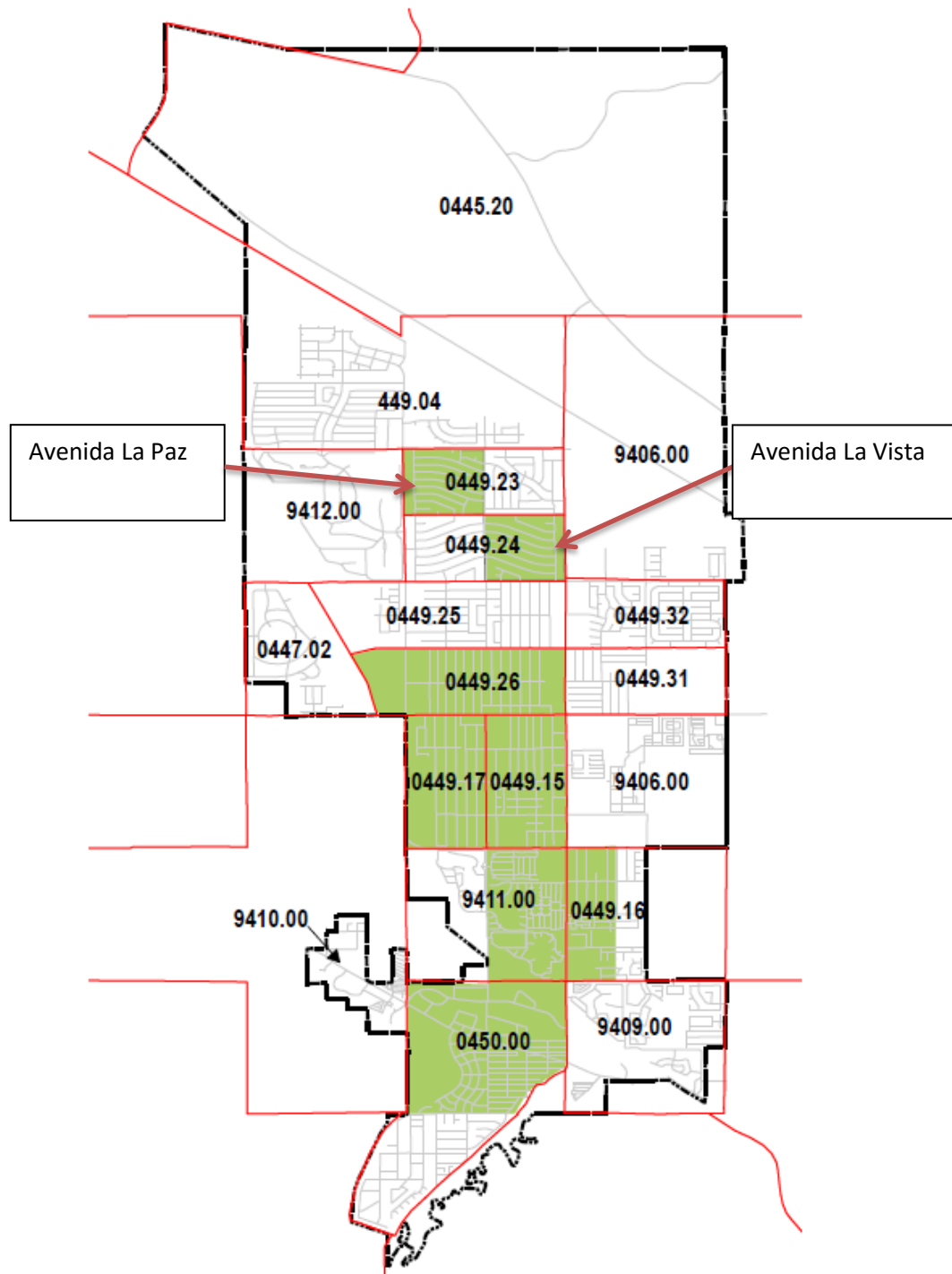
The City of Cathedral City is one of sixteen cities and counties across the United States selected by the U.S. Department of Housing and Urban Development (HUD) to submit an Assessment to Fair Housing (AFH). The AFH is a new document that will replace the current Analysis of Impediments (AI) planning guide that assessed fair housing in the City. The City will has prepared a request for proposal to solicit proposals from interested agencies to prepare the first-ever AFH on behalf of the City. This analysis will provide valuable information on eliminating barriers and creating opportunities for new fair housing programs.

PROGRAM INCOME

Since its CDBG entitlement, the City of Cathedral City has generated program income from its Revolving Sewer Loan Program. The City had only ten (10) participants in the program who met the income guideline qualifications. Approximately four out of the ten participants have refinanced or sold their property and, therefore, have repaid their remaining balance in full. This year, the City has generated \$3120.03 from repayment of these participants. For FY 2016-2017, the City is planning on using the program income generated in the previous fiscal year to supplement the public improvement projects.

TARGET AREA MAP

The areas that are shaded in green are areas within the City with that contain the highest levels of very low, low, and moderate income residents. These areas represent a high concentration of very low, low and moderate income households. The areas represent 8 out of 20 census tracts that qualify for CDBG assistance as defined by the national objective of eliminating slums and blighted areas.



AVENIDA LA PAZ STREET IMPROVEMENTS



AVENIDA LA VISTA STREET IMPROVEMENTS

